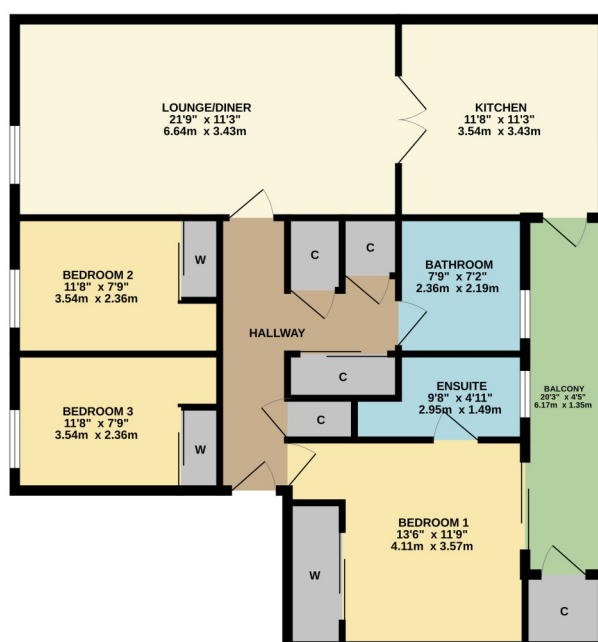




21c Levenford Court, West Bridgend, Dumbarton, G82 4AD

David Muir Estate Agents offer to the market this spacious three-bedroom second floor apartment which is conveniently located close to Levensgrove Park, Dumbarton town centre and excellent public transport links.

SECOND FLOOR  
961 sq.ft. (89.3 sq.m.) approx.



THREE BEDROOM MODERN APARTMENT

TOTAL FLOOR AREA: 961 sq.ft. (89.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.

Made with Metreplan C025



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#### Travel Directions

From the agents office to town centre roundabout take the first exit towards Helensburgh on the dual carriageway. Turn left at traffic lights and right into Bridge Street. Veer right after the bridge into West Bridgend. No 21 is on your left. Door entry system at side door

#### Additional Information

Home Report Valuation: £170,000  
Asking Price: Offers Over £155,000  
Council Tax Band: D  
Energy Efficiency Rating: C  
Double Glazing  
Gas Central Heating

#### Home Report

This property benefits from a Home Report which can be obtained from [davidmuirestates.com](http://davidmuirestates.com) or [onesurvey.org](http://onesurvey.org)

#### **Disclaimer**

These property details are set out as a general outline only and do not constitute any part of an Offer or Contract. All fixtures and fittings mentioned in these particulars are included in the sale. All others in the property are specifically excluded. Photographs are reproduced for general information and it must not be inferred that any item is included for sale with the property. All measurements, distances and areas are approximate and for guidance only.